

When should this packet be used?

- Residential Tenant Eviction (Possession Only) is used to obtain possession of the property for non-payment of rent.
- The tenant did not pay the rent based on an oral or written lease agreement on a residential property.

Example – You are the owner and/or landlord and you have a rental agreement with a tenant. The tenant is not paying the rent. You want them evicted.

Before a lawsuit is filed, you must deliver the Notice from Landlord to Tenant – Termination for Failure to Pay Rent **[Form #1]**

Review the Filing Checklist and Quick Reference Guide prior to completing any forms.

Refer to chapters 45 through 57 and chapter 83 of the Florida Statutes for information regarding filing a tenant eviction case.

- Copies of these statutes are available at the law library located at the Clearwater Courthouse, at your public library or online through the Florida Legislature website at <http://www.leg.state.fl.us/Statutes>

Do Not Sign any documents that require a notary or deputy clerk signature until you are in front of the notary or deputy clerk.

Retain Copies of all forms filed for your records.

Documents Must Be Legible, type written or legibly handwritten in black or blue ink.

It Is Important that the names and addresses are the same on all documents.

A Delay Can Occur as a result of any errors on your paperwork or if the proper fees are not submitted.

Do Not Accept Any Rent after initiating the eviction process or your case may be dismissed per Florida Statute 83.56(5).